

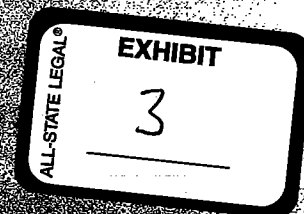
MULTI-SITE POTENTIALLY RESPONSIBLE PARTY SEARCH
~~GREEN INDUSTRIES SITE~~
TITLE SEARCH REPORT

9461 LE SAINT DRIVE

FAIRFIELD, OHIO

Prepared For:

U.S. Environmental Protection Agency
Region 5
Chicago, IL 60604



MULTI-SITE POTENTIALLY RESPONSIBLE PARTY SEARCH

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U.S. Environmental Protection Agency
Region 5
Chicago, IL 60604

Contract No.	: 68-W4-0015
Work Assignment No.	: C05008
Dynamac No.	: C008-202-145C
Site No.	: None
Date Prepared	: June 23, 1999
EPA Work Assignment Mgr.	: Ruth A. Miles
Telephone No.	: (312) 353-6431
Dynamac Work Assignment Mgr.	: Russ Crittenden
Telephone No.	: (312) 466-0222

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1.0 INTRODUCTION

1.1 Work Assignment Background

Dynamac Corporation (Dynamac) received Work Assignment C05008 under U.S. Environmental Protection Agency (EPA) Contract No. 68-W4-0015 to provide multi-site Potentially Responsible Party (PRP) Search support for EPA Region 5. One task defined in EPA's statement of work (SOW) for this work assignment and described in the April 4, 1995, Dynamac Revised Work Plan, is performance of site-specific PRP searches.

On June 9, 1999, Dynamac received technical direction in the form of a Title Search Request Form from Ruth Miles, the EPA Work Assignment Manager (WAM), directing Dynamac to conduct a title search for the property at 9461 Le Saint Drive in Fairfield, Butler County, Ohio (the target property).

This report describes the technical approach and findings related to Dynamac's title search activities for this Site.

1.2 Site Background

EPA provided Dynamac with the address and the name of the suspected current owner of the target property. EPA indicated that Omni Properties had acquired the property from LWG Company, Inc., in 1994. EPA also provided Assessment Information and the tax Parcel ID Number for the target property.

1.3 Technical Direction

EPA directed Dynamac to conduct the title search to identify the owners of the target property back to time the property was acquired by Green Industries in the 1980s. EPA directed Dynamac to obtain copies of deeds transferring the target property. EPA also requested copies of all recorded encumbrances on the target property, as well as updated tax assessment data and transfer taxes.

2.0 TECHNICAL APPROACH

2.1 Obtaining Title Records

Prior to traveling, Dynamac telephoned the Butler County Recorder (Recorder's Office) to inquire about hours of operation and location. At a computer terminal at the Recorder's Office, Dynamac located documents recorded since 1988 concerning the target property. Dynamac viewed the referenced documents, verified those documents that were relevant to the target property, and obtained copies of the target property documents. Copies of these records are provided in Appendix 1.

Dynamac also visited the Butler County Treasurer's Office to obtain tax information for the target property. The property tax printout is provided in Appendix 2. Dynamac also obtained a copy of the plat map of the target property from the Recorder's Office. The map of the target property is provided in Appendix 3.

2.2 Analysis of Title Records

Dynamac completed a review and analysis of the title records obtained for the target property. The review and analysis focused on the following areas:

- definition of legal boundaries for each tax parcel in the target property boundaries;
- development of a map depicting tax parcels in the target property boundaries;
- development of an ownership table for each tax parcel;
- narrative summary of title search results; and
- organization of title documents for convenient reference as attachments to this report.

3.0 RESEARCH FINDINGS

3.1 Title Search Summary/Description of Parcels

The target property is located at 9461 Le Saint Drive, in Fairfield, Butler County, Ohio. Figure 1 is a map that identifies the location and boundaries of the target property. The target property consists of 5.753 acres. The tax number for the target property is M5500-205.000-001.

Target Property Legal Description

The target property is composed of the parcel described below:

Situated and being in Section 9, Town 2, Range 2, City of Fairfield, Butler County, Ohio and being known and designated as Lot #9744 (Neyer Interstate Properties, Section 2, Envelope 937, Pages C & D) on the list of lots for said City in the Office of the Butler County Auditor. (Ref. 2).

3.2 Target Property Ownership

According to documents recorded in Butler County, the target property is owned by Omni Industrial Properties, an Ohio Corporation (Omni). Omni acquired the property in 1994 through a Warranty Deed from LWG Co., Inc., f/k/a Green Industries, Inc. (Ref. 2).

Table 1 indicates the target property ownership and transactions from 1988 to the present. Dynamac prepared a Chain-of-Title (Figure 2), which indicates the changes in ownership for the target property from 1988 to the present. Both Table 1 and Figure 2 are in reverse chronological order.

3.3 Special Circumstances Encountered

Dynamac encountered no special circumstances in completing this title search.

3.4 Additional or Supplemental Research Efforts

Dynamac obtained copies of recorded mortgages, liens, or other encumbrances on the target property recorded since 1988. An Open-end Mortgage for \$640,000 was recorded in 1991. The borrower was LWG, Co., Inc., and the lender was The First National Bank of Warren County (Ref. 3). The mortgage was transferred to Omni when the company acquired the target property in 1994 (Ref. 2). Finally, Omni recorded a Conditional Assignment of Rents from the target property, naming the First National Bank (of Warren County) as Assignee as security for the earlier mortgage (Ref. 1).

FIGURE 1
TARGET PROPERTY MAP
9461 LE SAINT DRIVE
FAIRFIELD, OHIO

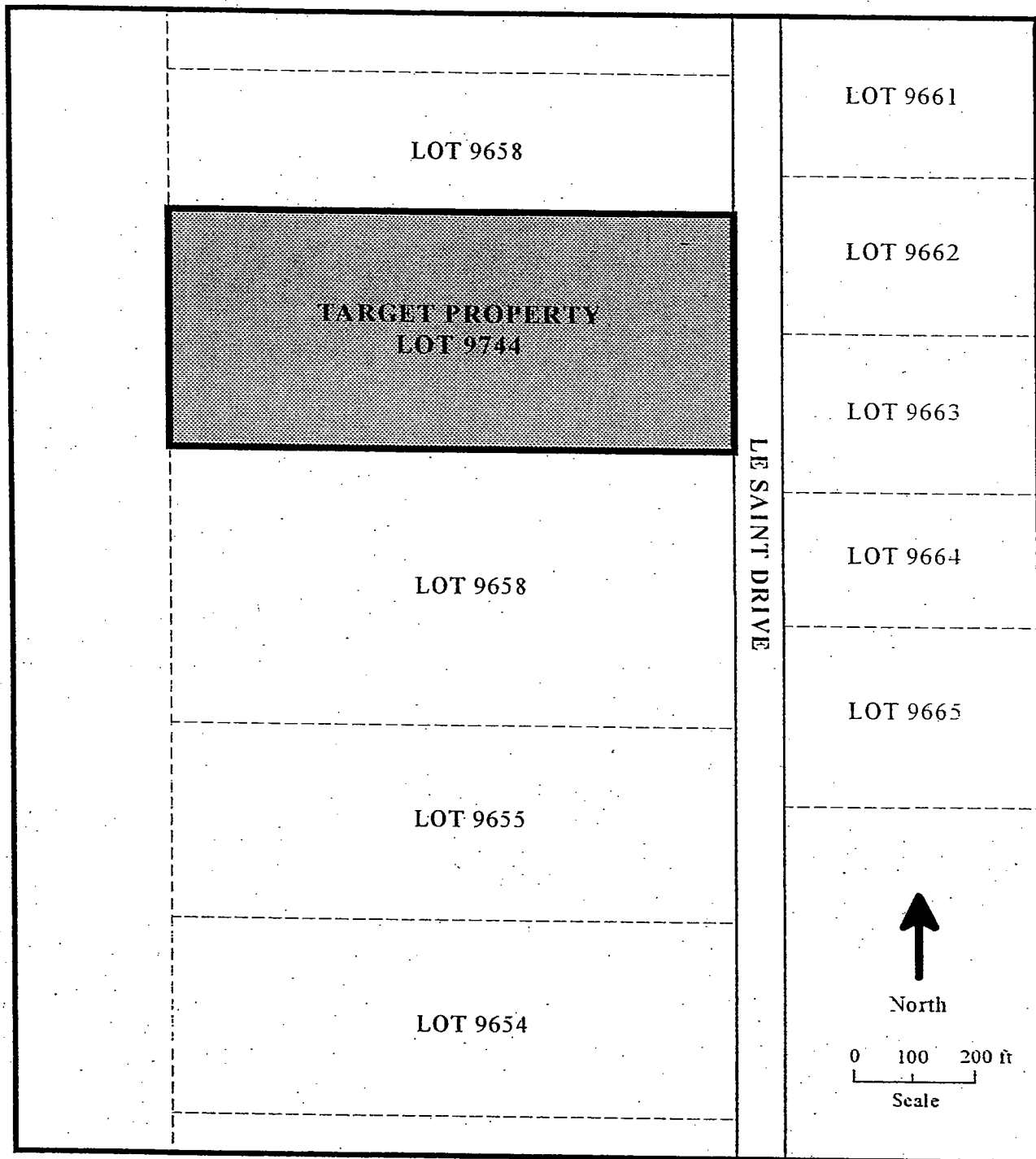


TABLE 1
TARGET PROPERTY OWNERSHIP AND TRANSACTIONS
9461 LE SAINT DRIVE
FAIRFIELD, BUTLER COUNTY, OHIO

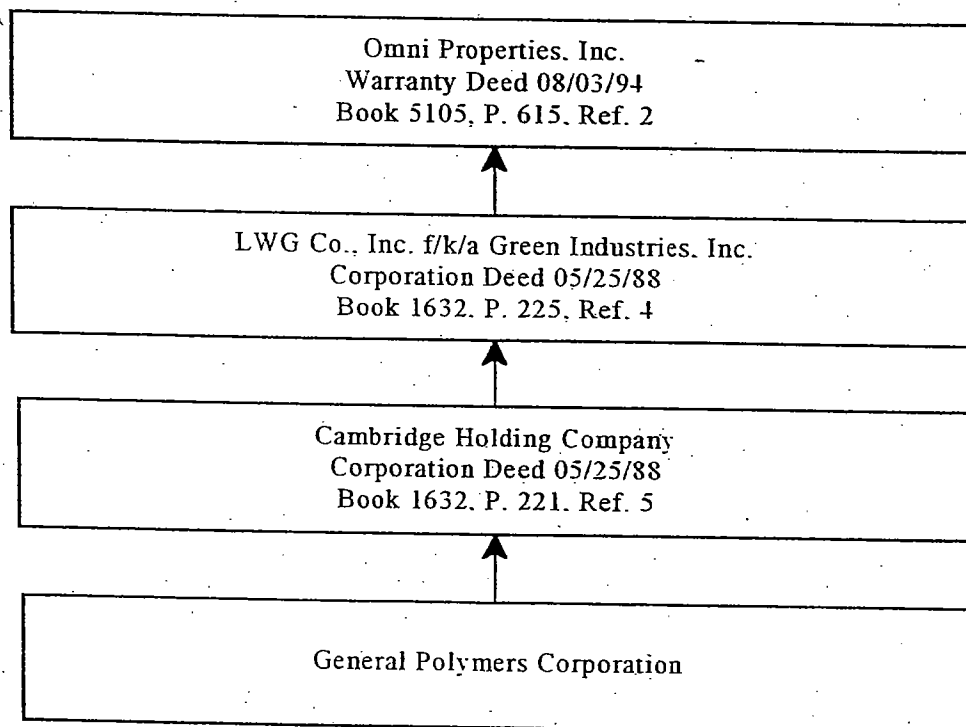
DOCUMENT TYPE	GRANTOR	GRANTEE	DATE RECORDED	DOCUMENT NUMBER	REFERENCE NUMBER
Warranty Deed	LWG Co., Inc., d/b/a Green Industries, Inc.	Omni Properties, Inc.	05/03/94	Book 5105 Page 615	2
Corporation Deed	Cambridge Holding Company	Green Industries, Inc.	05/25/88	Book 1632 Page 225	4
Corporation Deed	General Polymers Corporation	Cambridge Holding Company	05/25/88	Book 1632 Page 221	5

Title Search Report
9461 Le Saint Drive

ENFORCEMENT CONFIDENTIAL

June 23, 1999
Page 5

**FIGURE 2
CHAIN-OF-TITLE
9461 LE SAINT DRIVE
FAIRFIELD, OHIO**



Dynamac inquired about the property tax status of the parcels at the Butler County Treasurer's Office (Treasurer's Office). Omni is the taxpayer of record for the target property and all taxes are current. The target property is appraised for \$1,073,460, and is assessed for tax purposes for \$375,710.

3.5 Telephone and Address Search Results

Dynamac utilized the internet and a computer database (ProCD PhoneBooks) to search telephone numbers and addresses of current and former target property owners identified in this title search. Using the computer database, Dynamac obtained the following addresses and phone numbers:

Omni Industrial Properties, Inc.
9461 Le Saint Dr.
Fairfield, OH 45014-5447
No telephone number listed

LWG Co., Inc.
9461 Le Saint Dr.
Fairfield, OH 45014-5447
513-860-1156

4.0 REFERENCES

1. Conditional Assignment of Rents. Assignor: Omni Properties, Inc. Assignee: First National Bank (of Warren County). Date recorded: May 5, 1999. Book 5114, Page 94.
2. Warranty Deed. Grantor: LWG Co., Inc. Grantee: Omni Properties, Inc. Date Recorded: May 3, 1994. Book 5105, Page 615.
3. Open-End Mortgage. Lender: First National Bank of Warren County. Borrower: LWG, Co., Inc. Date Recorded: September 12, 1991. Book 2208, Page 524.
4. Corporation Deed. Grantor: Cambridge Holding Company. Grantee: Green Industries, Inc. Date Recorded: May 25, 1988. Book 1632, Page 225.
5. Corporation Deed. Grantor: General Polymers Corporation. Grantee: Cambridge Holding Company. Date Recorded: May 25, 1988. Book 1632, Page 221.
6. Tax Printout for Parcel ID # M5500205000001. Date: June 14, 1999.
7. Plat of New Lot #9744. Date Recorded: July 11, 1983. Book 1471, Page 85.
8. Plat of Neyer Interstate Properties Section 2. May 1981. Envelope 937, Pages C & D.

5.0 CONTACTS

1. Ruth A. Miles, Work Assignment Manager, U.S. Environmental Protection Agency (EPA) Region 5, 77 W. Jackson Blvd., Chicago, IL 60604. (312) 353-6431.
2. Sally Jansen, Enforcement Specialist, U.S. Environmental Protection Agency (EPA) Region 5, 77 W. Jackson Blvd., Chicago, IL 60604. (312) 353-9046.
3. Butler County Recorder. 130 High Street, Hamilton, OH, MI 45011. (513) 887-3192.
4. Butler County Treasurer. 130 High Street, Hamilton, OH, MI 45011. (513) 887-3181.
5. Russ Crittenden, Title Researcher, Dynamac Corporation, 111 N. Canal St., Suite 955, Chicago, IL 60606. (312) 466-0222.

APPENDICES TO
MULTI-SITE POTENTIALLY RESPONSIBLE PARTY SEARCH
TITLE SEARCH REPORT
9461 LE SAINT DRIVE
FAIRFIELD, BUTLER COUNTY, OHIO

APPENDIX 1

00029256

CONDITIONAL ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that Omni Industrial Properties, Inc., an Ohio corporation, hereinafter referred to as Assignor, and 1st National Bank, 730 E. Main Street, Lebanon, Ohio 45036, a corporation organized and existing under the laws of the United States of America, hereinafter referred to as Assignee, have entered into mortgages whereby the Assignor mortgaged to the Assignee the following described properties:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE FOR LEGAL DESCRIPTION.

WHEREAS, it is the intention of the parties that portions or all of the improvements constructed or to be constructed on the above described properties will be leased by the Assignor to one or more tenants; and

WHEREAS, it is the further intention of the parties that additional security be given to the Assignee for the performance by the Assignor of the obligations of the aforesaid mortgages by the assignment of the rents forthcoming from said tenants.

NOW, THEREFORE, IN CONSIDERATION of the granting of the aforesaid mortgages by the Assignee to the Assignor, the Assignor does hereby sell, assign, transfer and set over unto the Assignee, its successors and assigns, all of the rents, issues and profits now due or which may hereafter become due under or by virtue of any lease, whether written or verbal, or any letting of, or agreement for the use or occupancy of any part of the above described premises.

ASSIGNOR further agrees that this Assignment shall remain in full force and effect so long as all indebtedness to the Assignee, secured by mortgages upon the properties described above, remains unpaid and that it may be enforced at any time during that period by the Assignee, its successors and assigns.

It is the intention of the Assignor to create a present assignment of all the rents, issues and profits now due or which may hereafter become due under or by virtue of any leases, whether written or verbal, or any letting of, or agreement for any use or occupancy of any part of the premises hereinabove described; but inasmuch as this Assignment is made as additional security for the performance of the obligations of the aforesaid mortgage indebtedness, it is agreed that the right of the Assignee to collect said rents, issues and profits shall be conditioned upon the existence of default in the payment of the indebtedness under the aforesaid mortgages or default in any other condition of the aforesaid mortgages from the Assignor to the Assignee, or a determination by Assignee that it is insecure in the collateral securing the aforesaid mortgages.

00029256
Filed for Record in:
Butler County Ohio
Joyce B. Hall, Recorder
On 05/12/1994 At 11:42A
AR 25.00
BOOK 5114 PAGE 94

In furtherance of the foregoing assignment, Assignor authorizes Assignee, through its employees or agents, at its option, after the occurrence of a default as aforesaid, to enter upon the mortgaged premises and to collect, in the name of the Assignor, or in the name of Assignee, the rents accrued but unpaid and in arrears at the date of such default, as well as the rents thereafter accruing and becoming payable during the period of the continuance of any such default; and to this end, the Assignor further agrees that it will facilitate in all reasonable ways Assignee's collection of said rents and will, upon request by Assignor, execute a written notice to each tenant directing the tenant to pay rent to Assignee.

Assignor also hereby authorizes Assignee, upon such entry, at its option, to take over and assume the management, operation and maintenance of the said mortgaged premises, and to perform all acts necessary and proper and to expend such sums out of the income of the mortgaged premises as may be needful in connection therewith, in the same manner and to the same extent as the Assignor theretofore might do, including the right to effect new leases, to cancel or surrender existing leases, to alter or amend the terms of existing leases, to renew existing leases, or to make concessions to tenants, the Assignor releasing all claims against Assignee arising out of such management, operation and maintenance, excepting the liability of Assignee to account as hereinafter set forth.

A. Amounts received or collected by the Assignee, its successors and assigns, by virtue of this Agreement, shall be applied for the following purposes, but not necessarily in the order named, priority in application of such funds being in the sole discretion of Assignee:

1. To the payment of all necessary expenses for the operation, protection and preservation of said premises including the usual and customary fees for management services.
2. To the payment of taxes and assessments levied or assessed against the property described herein after said taxes and assessments become due and payable.
3. To the payment of premiums due and payable on policies insuring said premises or providing such liability and property damage coverage on the premises.
4. To the payment of interest and principal on the aforesaid mortgages indebtedness.

Assignor hereby covenants and warrants to Assignee that neither it nor any previous owner of the mortgaged premises has executed any prior assignment or pledge of the rentals from the mortgaged premises, nor any prior assignment or pledge of Assignor's interest in any lease of the whole or any part of the mortgaged premises. Assignor also hereby covenants and agrees

not to collect the rents from the said mortgaged premises in advance other than as required to be paid in advance by the terms of any rental agreement, and further agrees not to do any other act which would destroy or impair the benefits to Assignor of this assignment.

It is the intention of the parties hereto that an entry by Assignee upon the mortgaged premises under the terms of this instrument shall constitute the said Assignee a "mortgagee in possession" in contemplation of law except at the option of the Assignee.

This Assignment shall remain in full force and effect as long as the mortgage debts to Assignee remain unpaid, in whole or in part.

The provisions of this instrument shall be binding upon Assignor and its legal representatives, successors or assigns and upon Assignee and its successors or assigns.

It is understood and agreed that neither the existence of this assignment nor the exercise of any privilege to collect the rents, issues and profits hereunder, shall be construed as a waiver by Assignee, or its successors and assigns, of the right to enforce payment of the debts hereinabove mentioned in strict accordance with the terms and provision of the mortgages and notes for which this Assignment is given as additional security.

It is understood and agreed that a full and complete release of the aforesaid mortgages shall operate as a full and complete release of all of the rights and interests of Assignee, and that, after said mortgages have been fully released, this instrument shall be void and of no further effect.

IN WITNESS WHEREOF, the said Omni Industrial Properties, Inc., by Samuel Green, its President, and 1st National Bank, by Jillora H. Cesta, its President, have hereunto set their hands this 24 day of May, 1994.

Signed and acknowledged
in the presence of us.

OMNI INDUSTRIAL PROPERTIES, INC.

By: [Signature]
Samuel Green, President

1st NATIONAL BANK

By: [Signature]
Jillora H. Cesta, President

Pennsylvania
STATE OF OHIO

) SS:
WARREN COUNTY)

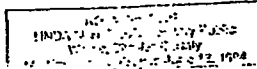
Clust- BE IT REMEMBERED, that on the 5th day of April, 1994, before me, the undersigned, a notary public, in and for said county and state, personally came Omni Industrial Properties, Inc., by Samuel Green, President, the corporation whose name is subscribed to and which executed the foregoing instrument, and for him and as such officer, and for and on behalf of said corporation, acknowledged the signing and execution of said instrument; and acknowledged that he executed said instrument by authority of the Board of Directors and on behalf of said corporation; and that the signing and execution of said instrument is his free and voluntary act and deed, his free act and deed as such officer, and the free and voluntary act and deed of said corporation, for the uses and purposes in said instrument mentioned.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my notarial seal on the day and year first above written.

Samuel Green
Notary Public, State of Ohio *Pennsylvania*

STATE OF OHIO

) SS:
WARREN COUNTY)



BE IT REMEMBERED, that on the day of before me, the undersigned, a notary public, in and for said county and state, personally came 1st National Bank by Jillora H. Cesta, President, the corporation whose name is subscribed to and which executed the foregoing instrument, and for herself and as such officer, and for and on behalf of said corporation, acknowledged the signing and execution of said instrument; and acknowledged that she executed said instrument by authority of the Board of Directors and on behalf of said corporation; and that the signing and execution of said instrument is her free and voluntary act and deed, her free act and deed as such officer, and the free and voluntary act and deed of said corporation, for the uses and purposes in said instrument mentioned.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my notarial seal on the day and year first above written.



C. Noel
Notary Public, State of Ohio

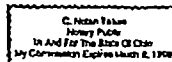


EXHIBIT "A"

Situated and being in Section 9, Town 2, Range 2, City of
Fairfield, Butler County, Ohio and being known and designated as
Lot #9744 (Neyer Interstate Properties, Section 2, Envelope 937,
Pages C and D) on the list of lots for said City in the Office of
the Butler County Auditor.

WARRANTY DEED

LWG Co., Inc., an Ohio corporation, formerly known as Green Industries, Inc., for valuable consideration paid, grants with general warranty covenants to Omni Industrial Properties, Inc., an Ohio corporation, whose tax-mailing address is 9461 LeSaint Drive, Fairfield, Ohio 45014, the following REAL PROPERTY, to-wit:

Situated and being in Section 9, Town 2, Range 2, City of Fairfield, Butler County, Ohio and being known and described as Lot #9744 (Neyer Interstate Properties, Section 2, Envelope 937, Pages C and D) on the list of lots for said City in the Office of the Butler County Auditor.

Prior Instrument Reference: Volume 1632, Page 225 of the Deed Records of Butler County, Ohio

Subject to a mortgage to First National Bank of Warren County, Ohio in the original principal amount of \$640,000.00, with a current balance of approximately \$631,500.00, dated September 6, 1991 and recorded in Volume 2208, Page 524 of the Butler County, Ohio Mortgage Records, which mortgage the Grantee herein assumes and agrees to pay.

IN WITNESS WHEREOF, LWG Co., Inc., an Ohio corporation, by resolution of its Board of Directors, duly adopted, has caused these presents to be signed by Daniel Green, its President, this 29th day of April, 1994.

Signed and acknowledged
in the presence of us:

LWG CO., INC.

By: Daniel Green
Daniel Green, President

Mary Fletcher
Beverly R. Grinstead
Mary Fletcher
Beverly R. Grinstead
STATE OF OHIO, COUNTY OF BUTLER, SS:

The foregoing instrument was acknowledged before me this 29th day of April, 1994 by Daniel Green, President of LWG Co., Inc., on behalf of said corporation.

Beverly R. Grinstead
Notary Public, State of Ohio

BEVERLY GRINSTEAD
Notary Public, State of Ohio

My Commission Expires July 20, 1994

FILED
Filed for Record in:
Butler County Ohio
Joyce B. Thall, Recorder
On 05/03/1994 At 03:38P
DEED 14.00
BOOK 5105 PAGE 615

This instrument was prepared by:
Lee H. Parrish, Attorney at Law.

TRANSFERRED
DATE 5-23-94
CONVEYANCE # 2885
FEE \$ 1268.00 (631,500)
EXEMPT

00027142

James M. Brown, Butler Co. Auditor
This conveyance has been examined and the grantor
has complied with section 319.202 of the revised code.

BOOK 2208 PAGE 524

32248

OPEN-END MORTGAGE

THIS MORTGAGE is made this.....6th.....day of.....September.....
 19...91 between the Mortgagor, LWG Co., Inc., an Ohio corporation fka Green.....
 Industries, Inc.....(herein "Borrower"), and the Mortgagee, The First.....
 National Bank of Warren County.....a corporation organized and existing
 under the laws of the United States of America, whose address is 730 E. Main.....
 Street, Lebanon, Ohio 45036.....(herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Six Hundred Forty Thousand.....
 (\$640,000.00).....Dollars, which indebtedness is evidenced by Borrower's note
 dated September.....1991.....(herein "Note"), providing for monthly installments of principal and interest,
 with the balance of the indebtedness, if not sooner paid, due and payable as provided therein;..

To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the
 payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this
 Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment
 of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein
 "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender the following described property
 located in the County of.....Butler....., State of Ohio:

Situated and being in Section 9, Town 2, Range 2, City of
 Fairfield, Butler County, Ohio and being known and designated as
 Lot #9744 (Neyer Interstate Properties, Section 2, Envelope 937,
 Pages C and D) on the list of lots for said City in the Office of
 the Butler County Auditor.

RECEIVED FOR RECORD
 JOYCE E. HALL, CLERK
 BUTLER COUNTY, OHIO

91 SEP 12 PM 3:21

RECORD Mtg

FEE 14

which has the address of.....
 (Street).....(City)
(herein "Property Address");
 (State and Zip Code)

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights,
 appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all
 fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be
 deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said
 property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage,
 grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend
 generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions
 noted in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

OHIO—1 to 4 Family—6/75—UNIFORM INSTRUMENTS

43755-8
 BAF Forms and Forms

BOOK 2208 PAGE 525

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

2. **Funds for Taxes and Insurance.** Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly installments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments which may attach priority over this Mortgage, and ground rents on the Property, if any, plus one-twelfth of yearly premium installments for hazard insurance, plus one-twelfth of yearly premium installments for mortgage insurance, if any, all at reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof.

The Funds shall be held in an institution the deposits or account of which are insured or guaranteed by a Federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. Lender may not charge for so holding and applying the Funds, analyzing said account, or verifying and compiling said assessments and bills, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing at the time of execution of this Mortgage that interest on the Funds shall be paid to Borrower, and unless such agreement is made or applicable law requires such interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Mortgage.

If the amount of the Funds held by Lender, together with the future monthly installments of Funds payable prior to the due dates of taxes, assessments, insurance premiums and ground rents, shall exceed the amount required to pay said taxes, assessments, insurance premiums and ground rents as they fall due, such excess shall be, at Borrower's option, either promptly repaid to Borrower or credited to Borrower on monthly installments of Funds. If the amount of the Funds held by Lender shall not be sufficient to pay taxes, assessments, insurance premiums and ground rents as they fall due, Borrower shall pay to Lender any amount necessary to make up the deficiency within 30 days from the date notice is mailed by Lender to Borrower requesting payment thereof.

Upon payment in full of all sums secured by this Mortgage, Lender shall promptly return to Borrower any Funds held by Lender. If under paragraph 18 hereof the Property is sold or the Property is otherwise acquired by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of application as a credit against the sums secured by this Mortgage.

3. **Application of Payments.** Unless applicable law provides otherwise, all payments received by Lender under the Note and paragraphs 1 and 2 hereof shall be applied by Lender first in payment of amounts payable to Lender by Borrower under paragraph 2 hereof, then to interest payable on the Note, then to the principal of the Note, and then to interest and principal on any Future Advances.

4. **Charges Liens.** Borrower shall pay all taxes, assessments and other charges, fines and impositions attributable to the Property which may attach a priority over this Mortgage, and leasehold payments or ground rents, if any, in the manner provided under paragraph 2 hereof or, if not paid in such manner, by Borrower making payment, when due, directly to the payee thereof. Borrower shall promptly furnish to Lender all notices of amounts due under this paragraph, and in the event Borrower shall make payment directly, Borrower shall promptly furnish to Lender receipts evidencing such payment. Borrower shall promptly discharge any lien which has priority over this Mortgage; provided, that Borrower shall not be required to discharge any such lien so long as Borrower shall agree in writing to the payment of the obligation secured by such lien in a manner acceptable to Lender, or shall in good faith contest such lien by, or defend enforcement of such lien in, legal proceedings which operate to prevent the enforcement of the lien or forfeiture of the Property or any part thereof.

5. **Hazard Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage", and such other hazards as Lender may require and in such amounts and for such periods as Lender may require; provided, that Lender shall not require that the amount of such coverage exceed that amount of coverage required to pay the sums secured by this Mortgage.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided, that such approval shall not be unreasonably withheld. All premiums on insurance policies shall be paid in the manner provided under paragraph 2 hereof or, if not paid in such manner, by Borrower making payment, when due, directly to the insurance carrier.

All insurance policies and renewals thereof shall be in form acceptable to Lender and shall include a standard mortgage clause in favor of and in form acceptable to Lender. Lender shall have the right to hold the policies and renewals thereof, and Borrower shall promptly furnish to Lender all renewal notices and all receipts of paid premiums. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, provided such restoration or repair is economically feasible and the security of this Mortgage is not thereby impaired. If such restoration or repair is not economically feasible or if the security of this Mortgage would be impaired, the insurance proceeds shall be applied to the sums secured by this Mortgage, with the excess, if any, paid to Borrower. If the Property is abandoned by Borrower, or if Borrower fails to respond to Lender within 30 days from the date notice is mailed by Lender to Borrower that the insurance carrier offers to settle a claim for insurance benefits, Lender is authorized to collect and apply the insurance proceeds at Lender's option either to restoration or repair of the Property or to the sums secured by this Mortgage.

Unless Lender and Borrower otherwise agree in writing, any such application of proceeds to principal shall not extend or postpone the due date of the monthly installments referred to in paragraphs 1 and 2 hereof or change the amount of such installments. If under paragraph 18 hereof the Property is acquired by Lender, all right, title and interest of Borrower in and to any insurance policies and in and to the proceeds thereof resulting from damage to the Property prior to the sale or acquisition shall pass to Lender to the extent of the sums secured by this Mortgage immediately prior to such sale or acquisition.

6. **Preservation and Maintenance of Property; Leaseholds; Condominiums; Planned Unit Developments.** Borrower shall keep the Property in good repair and shall not commit waste or permit impairment or deterioration of the Property and shall comply with the provisions of any lease if this Mortgage is on a leasehold. If this Mortgage is on a term in a condominium or a planned unit development, Borrower shall perform all of Borrower's obligations under the declaration, covenants creating or governing the condominium or planned unit development, the by-laws and regulations of the condominium or planned unit development, and constituent documents. If a condominium or planned unit development shall be incorporated into and shall amend and supplement the covenants and agreements of this Mortgage as if the rider were a part hereof.

7. **Protection of Lender's Security.** If Borrower fails to perform the covenants and agreements contained in this Mortgage, or if any action or proceeding is commenced which materially affects Lender's interest in the Property, including, but not limited to, eminent domain, insolvency, code enforcement, or arrangements or proceedings involving a sum and take such action as is necessary to protect Lender's interest, including, but not limited to, disbursement of condition of making the loan secured by this Mortgage, Borrower shall pay the premiums required to maintain such insurance in effect until such time as the requirement for such insurance terminates in accordance with Borrower's and

BOOK 2205 PAGE 526

Lender's written agreement or applicable law. Borrower shall pay the amount of all mortgage insurance premiums in the manner provided under paragraph 2 hereof.

Any amounts disbursed by Lender pursuant to this paragraph 7, with interest thereon, shall become additional indebtedness of Borrower secured by this Mortgage. Unless Borrower and Lender agree in other terms of payment, such amounts shall be payable upon notice from Lender to Borrower requesting payment thereof, and shall bear interest from the date of disbursement at the rate payable from time to time on outstanding principal under the Note unless payment of interest at such rate would be contrary to applicable law, in which event such amounts shall bear interest at the highest rate permissible under applicable law. Nothing contained in this paragraph 7 shall require Lender to incur any expense or take any action hereunder.

8. **Inspection.** Lender may make or cause to be made reasonable entries upon and inspections of the Property, provided that Lender shall give Borrower notice prior to any such inspection specifying reasonable cause therefor related to Lender's interest in the Property.

9. **Condemnation.** The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of the Property, or part thereof, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Mortgage, with the excess, if any, paid to Borrower. In the event of a partial taking of the Property, unless Borrower and Lender otherwise agree in writing, there shall be applied to the sums secured by this Mortgage such proportion of the proceeds as is equal to that proportion which the amount of the sums secured by this Mortgage immediately prior to the date of taking bears to the fair market value of the Property immediately prior to the date of taking, with the balance of the proceeds paid to Borrower.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the encumbrance offers to make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date such notice is mailed, Lender is authorized to collect and apply the proceeds, at Lender's option, either to restoration or repair of the Property or to the sums secured by this Mortgage.

Unless Lender and Borrower otherwise agree in writing, any such application of proceeds to principal shall not extend or postpone the due date of the monthly installments referred to in paragraphs 1 and 2 hereof or change the amount of such installments.

10. **Borrower Not Released.** Extension of the time for payment or modification of amortization of the sums secured by this Mortgage granted by Lender to any successor in interest of Borrower shall not operate to release, in any manner, the liability of the original Borrower and Borrower's successors in interest. Lender shall not be required to commence proceedings against such successor or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Mortgage by reason of any demand made by the original Borrower and Borrower's successors in interest.

11. **Forebearance by Lender Not a Waiver.** Any forbearance by Lender in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy. The procurement of insurance or the payment of taxes or other liens or charges by Lender shall not be a waiver of Lender's right to accelerate the maturity of the indebtedness secured by this Mortgage.

12. **Remedies Cumulative.** All remedies provided in this Mortgage are distinct and cumulative in any other right or remedy under this Mortgage or afforded by law or equity, and may be exercised concurrently, independently or successively.

13. **Successors and Assigns Bound; Joint and Several Liability; Covenants.** The covenants and agreements herein contained shall bind, and the rights hereunder shall inure to, the respective successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17 hereof. All covenants and agreements of Borrower shall be joint and several. The captions and headings of the paragraphs of this Mortgage are for convenience only and are not to be used to interpret or define the provisions hereof.

14. **Notice.** Except for any notice required under applicable law to be given in another manner, (a) any notice to Borrower provided for in this Mortgage shall be given by mailing such notice by certified mail addressed to Borrower at the Property Address or at such other address as Borrower may designate by notice to Lender as provided herein, and (b) any notice to Lender shall be given by certified mail, return receipt requested, to Lender's address stated herein or to such other address as Lender may designate by notice to Borrower or Lender as provided herein. Any notice provided for in this Mortgage shall be deemed to have been given to Borrower or Lender when given in the manner designated herein.

15. **Uniform Mortgage Governing Law; Severability.** This form of mortgage combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property. This Mortgage shall be governed by the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Mortgage or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Mortgage or the Note which can be given effect without the conflicting provision, and to this end the provisions of the Mortgage and the Note are declared to be severable.

16. **Borrower's Copy.** Borrower shall be furnished a conformed copy of the Note and of this Mortgage at the time of execution or after recordation hereof.

17. **Transfer of the Property; Assumption.** If all or any part of the Property or an interest therein is sold or transferred by Borrower without Lender's prior written consent, excluding (a) the creation of a lien or encumbrance subordinate to this Mortgage, (b) the creation of a purchase money security interest for household appliances, (c) a transfer by devise, descent or by operation of law upon the death of a joint tenant or for the joint or any leased interest of three years or less not containing an option to purchase, Lender may, at Lender's option, declare all the sums secured by this Mortgage to be immediately due and payable. Lender shall have waived such option to accelerate if, prior to the sale or transfer, Lender and the person to whom the Property is to be sold or transferred reach agreement in writing that the credit of such person is satisfactory to Lender and that the interest payable on the sums secured by this Mortgage shall be at such rate as Lender shall request. If Lender has waived the option to accelerate provided in this paragraph 17, and if Borrower's successor in interest has executed a written assumption agreement accepted in writing by Lender, Lender shall release Borrower from all obligations under this Mortgage and the Note.

If Lender exercises such option to accelerate, Lender shall mail Borrower notice of acceleration in accordance with paragraph 14 hereof. Such notice shall provide a period of not less than 30 days from the date the notice is mailed within which Borrower may pay the sums declared due. If Borrower fails to pay such sums prior to the expiration of such period, Lender may, without further notice or demand on Borrower, invoke any remedies permitted by paragraph 18 hereof.

Non-Uniform Covenants. Borrower and Lender further covenant and agree as follows:

18. **Acceleration; Remedies.** Except as provided in paragraph 17 hereof, upon Borrower's breach of any covenant or agreement of Borrower in this Mortgage, including the covenants to pay when due any sums secured by this Mortgage, Lender prior to acceleration shall mail notice to Borrower as provided in paragraph 14 hereof specifying: (1) the breach; (2) the action required to cure such breach; (3) a date, not less than 30 days from the date the notice is mailed to Borrower, by which such breach must be cured; and (4) that failure to cure such breach on or before the date specified in the notice may result in acceleration of the sums secured by this Mortgage, foreclosure by judicial proceeding and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to assert to the foreclosure proceeding the non-existence of a default or any other defense of Borrower to acceleration and foreclosure. If the breach is not cured on or before the date specified in the notice, Lender at Lender's option may declare all of the sums secured by this Mortgage to be immediately due and payable without further demand and may foreclose this Mortgage by judicial proceeding. Lender shall be entitled to collect in such proceeding all expenses of foreclosure, including, but not limited to, costs of documentary evidence, abstracts and file reports.

19. **Borrower's Right to Reinstatement.** Notwithstanding Lender's acceleration of the sums secured by this Mortgage, Borrower shall have the right to have any proceedings begun by Lender to enforce this Mortgage discontinued at any time

BOOK 2208 PAGE 527

prior to entry of a judgment enforcing this Mortgage II: (a) Borrower pays Lender all sums which would be then due under this Mortgage, the Note and notes securing Future Advances, if any; had no acceleration occurred; (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage and in enforcing Lender's remedies as provided in paragraph 18 hereof, including, but not limited to, reasonable attorney's fees; and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. Assignment of Rents; Appointment of Receiver. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property, including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

21. Future Advances. Upon request of Borrower, Lender, at Lender's option prior to release of this Mortgage, may make Future Advances to Borrower. Such Future Advances, with interest thereon, shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Mortgage, not including sums advanced in accordance herewith to protect the security of this Mortgage, exceed the original amount of the Note plus US \$.....

22. Release. Upon payment of all sums secured by this Mortgage, Lender shall discharge this Mortgage, without charge to Borrower. Borrower shall pay all costs of recordation, if any.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

Witness:

LWG Co., Inc.

Frederick L. Lohrby
Jillora H. Cesta

By: *Daniel Green*
Daniel Green, President - Borrower

By: *Maurice Green*
Maurice Green, Secretary - Borrower
Treasurer

STATE OF OHIO, Warren County ss:

On this 6th day of September, 1991, before me, a Notary Public in and for said County and State, personally appeared, LWG Co., Inc., by Daniel Green, President, and Maurice Green, Sec./Treas., the individual(s) who executed the foregoing instrument and acknowledged that they did examine and read the same and did sign the foregoing instrument, and that the same is their free act and deed, and their free act and deed as such officers.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

(Seal)

My Commission expires:

Jillora H. Cesta
Notary Public, State of Ohio

JILLORA HECSTEN CESTA
Notary Public, State of Ohio
My Commission Expires 12/31/92

This instrument prepared by Jillora H. Cesta, Attorney at Law.
(Space Below This Line Reserved For Lender and Recorder)

LWG Co., Inc.
022218

TO

The First National
Bank of Warren County

Jillora H. Cesta
P.O. Box 36
Lebanon, Ohio 45036
(513) 932-3931

CORPORATION DEED REGISTRATION—No. 33

(Repealed 8/87)


 Department of Public Safety
 Bureau of Public Safety
 Division of Public Safety

15880

Know All Men by These Presents:

VOL 1632 PAGE 225

That CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

the grantor,

a corporation organized and existing under the laws of the State of Ohio

in consideration of One Dollar (\$1.00) and other good and valuable considerations

to it paid by GREEN INDUSTRIES, INC.

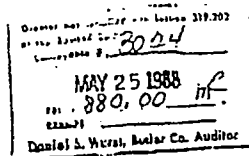
whose address is

the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to the said GREEN INDUSTRIES, INC.

its heirs, successors and assigns forever,

the following described Real Estate:

See attached Exhibit "A".



TRANSFERRED

MAY 25 1988

 BUTLER CO., AUDITOR
 DANIEL A. HEST

 RECEIVED FOR RECORD
 JUDY A. HALL, RECORDER
 BUTLER COUNTY, OHIO

83 MAY 25 AM 11:33

 RECORD *Diad*
 FEE 1400

VOL 1632 PAGE 226

and all the Estate, Title and Interest of the said CAMBRIDGE HOLDING COMPANY,
an Ohio corporation,

grantor,
either in Law or Equity, in and to the said premises; Together with all the privileges
and appurtenances to the same belonging; To have and to hold the same to the only
proper use of the said GREEN INDUSTRIES, INC.

its ~~XXXX~~ successors' and assigns forever.
And the said CAMBRIDGE HOLDING COMPANY, an Ohio corporation.

grantor,
for itself and for its successors, hereby Covenants with the said GREEN INDUSTRIES,
INC.

its ~~XXXX~~ successors' and assigns,
that it is the true and lawful owner of the said premises, and has full power to convey
the same; and that the title so conveyed is Clear, Free and Unincumbered; And
further, That it does Warrant and will Defend the same against all claims of all
persons whomsoever;

VOL 1632 PAGE 227

In Witness Whereof, The said CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

grantor, has caused its corporate name to be hereunto subscribed and its corporate seal hereunto affixed, by Jeffrey K. Heinichen, its President, and its Secretary, thereunto duly authorized by resolution of its Board of Directors, this

12th day of May 1988.

Signed and acknowledged in presence of us:

Michael J. McDaniel
Cynthia Ann Hillman

CAMBRIDGE HOLDING COMPANY,
an Ohio corporation

By *Jeffrey K. Heinichen*
Jeffrey K. Heinichen, President

Secretary

State of Ohio County of Hamilton BB.

Be It Remembered, That on this 12th day of May, 1988, before me, the subscriber, a Notary Public in and for said County and State, personally appeared Jeffrey K. Heinichen,

President,

and

Secretary,

of CAMBRIDGE HOLDING COMPANY, an Ohio corporation, the corporation, whose name is subscribed to and which executed the foregoing instrument, and for themselves; and as such officers respectively, and for and on behalf of said corporation, acknowledged the signing and execution of said instrument; and acknowledged that the seal affixed to said instrument is the corporate seal of said corporation, that they affixed such corporate seal to, and otherwise executed, said instrument, by authority of the Board of Directors, and on behalf, of said corporation; and that the signing and execution of said instrument is their free and voluntary act and deed, their free act and deed as such officers respectively, and the free and voluntary act and deed of said corporation, for the uses and purposes in said instrument mentioned.

In Testimony Whereof, I have hereunto subscribed my name and affixed my Notarial seal, on the day and year last aforesaid.

Cynthia Ann Hillman
Notary Public
my Commission Expires 2-24-89

This instrument was prepared by Paul V. Mueching
Keating, Mueching & Klekamp
1800 Provident Tower
Cincinnati, Ohio 45202

*§ 11 The fees to be a natural person, unless otherwise provided in this act.
*§ 12 Notary Public to receive and pay of fees provided in this act.
*§ 13 In Ohio, failure to affix the corporate seal shall not affect the validity of any instrument if the seal is not required by the act.

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EXHIBIT "A"

Situated and being in Section 9, Town 2, Range 2, City of
Fairfield, Butler County, Ohio and being known and designated
as Lot 19744 (Meyer Interstate Properties, Section 2, Envelope
937, Pages C and D) on the list of lots for said City in the
Office of the Butler County Auditor.

CORPORATION DEED RECORDED—No. 31 (Reprinted 8/87)  Registered to U.S. Patent and Trademark Office
under the authority of the U.S. Patent and Trademark Office

15879

Know All Men by These Presents:

Vol 1632 Page 221

That GENERAL POLYMERS CORPORATION, an Ohio corporation,

the grantor,

a corporation organized and existing under the laws of the State of Ohio

in consideration of One Dollar (\$1.00) and other good and valuable considerations

to it paid by CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

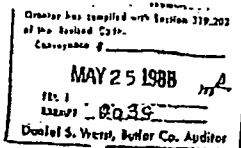
whose address is 145 Caldwell, Cincinnati, Ohio 45216

the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to the said CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

its heirs, successors and assigns forever,

the following described Real Estate:

See attached Exhibit "A".



TRANSFERRED

MAY 25 1988
BUTLER CO., AUDITOR
DANIEL S. WERTZ

RECEIVED FOR RECORD
JOYCE H. HALL, RECORDER
FILED COUNTY CLERK

08 MAY 25 AM 11:33

RECORD Deed
FILE 1400

Vol. 1632 Page 222

and all the Estate, Title and Interest of the said GENERAL POLYMERS CORPORATION, an Ohio corporation,

grantor,
either in Law or Equity; in and to the said premises; Together with all the privileges and appurtenances to the same belonging: To have and to hold the same to the only proper use of the said CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

its heirs, successors' and assigns forever.
And the said GENERAL POLYMERS CORPORATION, an Ohio corporation,

grantor,
for itself and for its successors, hereby Covenants with the said CAMBRIDGE HOLDING COMPANY, an Ohio corporation,

its heirs, successors' and assigns,
that it is the true and lawful owner of the said premises, and has full power to convey the same; and that the title so conveyed is Clear, Free and Unincumbered; And further, That it does Warrant and will Defend the same against all claims of all persons whomsoever;

VOL 1632 PAGE 223

In Witness Whereof, The said GENERAL POLYMERS CORPORATION, an Ohio corporation,

grantor, has caused its corporate name to be hereunto subscribed and its corporate seal hereunto affixed, by Joffrey K. Heinichen, its ^{Vice} President, ~~its Secretary~~, thereunto duly authorized by resolution of its Board of Directors, this

3rd day of May 1988.

Signed and acknowledged in presence of us:

Michael A. McDowell
Cynthia Ann Hillman

GENERAL POLYMERS CORPORATION,
an Ohio corporation
By Jeffrey K. Heinichen
Jeffrey K. Heinichen, ^{Vice} President
Secretary

State of Ohio County of Hamilton BB.

Be It Remembered, That on this 3rd day of May, 1988, before me, the subscriber, a Notary Public in and for said County and State, personally appeared Joffrey K. Heinichen, Vice President, ~~Secretary~~

of GENERAL POLYMERS CORPORATION, an Ohio corporation, the corporation, whose name is subscribed to and which executed the foregoing instrument, and for themselves and as such officers respectively, and for and on behalf of said corporation, acknowledged the signing and execution of said instrument; and acknowledged that the seal affixed to said instrument is the corporate seal of said corporation, that they affixed such corporate seal to, and otherwise executed, said instrument, by authority of the Board of Directors, and on behalf, of said corporation; and that the signing and execution of said instrument is their free and voluntary act and deed, their free act and deed as such officers respectively, and the free and voluntary act and deed of said corporation, for the uses and purposes in said instrument mentioned.

In Testimony Whereof, I have hereunto subscribed my name and affixed my Notarial seal, on the day and year last aforesaid.

Cynthia Ann Hillman
Notary Public
my Commission Expires 2-24-90

This instrument was prepared by Paul V. Huething
Keating, Huething & Klekamp
1800 Provident Tower
Cincinnati, Ohio 45202

NOT TO BE USED IN A NOTARIAL JUDICIAL OFFICE. "Notary Public" is a permanent office "Notary".
Notary Public is subject to notice and duty of every proceeding involving instrument through which it may claim title Ohio R.C. § 310.01
Not to claim, except to affix the corporate seal and shall not affect the validity of any instrument. Ohio R.C. § 310.02

EXHIBIT "A"

VOL 1632 PAGE 224

Situated and being in Section 9, Town 7, Range 7, City of
Fairfield, Butler County, Ohio and being known and designated
as Lot 19744 (Meyer Interstate Properties, Section 7, Envelope
937, Pages C and D) on the list of lots for said City in the
Office of the Butler County Auditor.

APPENDIX 2

OPER: BLACKWOODT
14-JUN-99

INTEGRATED ASSESSMENT SYSTEM
TAX AND MAILING INFORMATION

TX01
US.000.2.10

PARCEL ID: M5500205000001
M5500-205-000-001

STUB #: 4959600

YEAR: 1998

Owner Name: Tax Year: 1999
OMNI INDUSTRIAL PROP INC

	LAND	BLDG	TOTAL
Appraised:	238050	835410	1073460
Assessed:	83320	292390	375710

Mailing Information:
OMNI INDUSTRIAL PRPTY INC

CAUV/PProp: 0
Homestead: Cert Dlg: Pymt Ctr:
Pymt Code: Tax Cd:B Pretax Paid: .00
Bankrpt Chap: Escrow/Paid: /

9461 LE SAINT DR

FAIRFIELD OH 45014 5447
Mort Co:

TAX SUMMARY	Delq	1st Half	2nd Half
Real:	0.00	8251.43	8251.43
Specials:	0.00	1868.06	1868.06
Dup Charg:	0.00	10119.49	10119.49

R-T-S: Acres: 5.75

Legal1:9744 ENT

Legal2:

Legal3:

Addr:9461 LE SAINT

Farm:	Adjstmnts:	Payments:	Total Due:
		0.00 -10119.49	0.00
		0.00 0.00	10119.49
		Grand Total Due:	10119.49

PRESS [BLK MENU] TO PRINT TAXBILL

NEXT FUNCTION: TX SCREEN: 02

ENTER TAX YEAR AND EITHER PARCEL ID OR STUB #; THEN PRESS [EXEC QRY]

Count: *0

<Replace>

OPER: BLACKWOODT
14-JUN-99

INTEGRATED ASSESSMENT SYSTEM
SPECIAL ASSESSMENT INQUIRY

SA01
US.000.2.00

PARCEL ID: M5500205000001

PROJECT NUMBER: 30041 YEAR: 2001 SEQ: 0

Deactivate Date:

Owner:

Project

Name: FF MUN ST LESA

Calc Code: 3

Acres Benefit:

AMORTIZATION

Principal:

Interest:

Remain:

Payoff:

	Dlq/Int	1st Half	2nd Half
Delinquent/Tax:		1628.33	1628.33
Fee:		48.85	48.85
Interest/Penalty:			
		TOTAL:	3354.36

Last Maintenance()
- on 19-DEC-96
by FEE CALC

Notes:

NEXT FUNCTION: SA SCREEN: 01

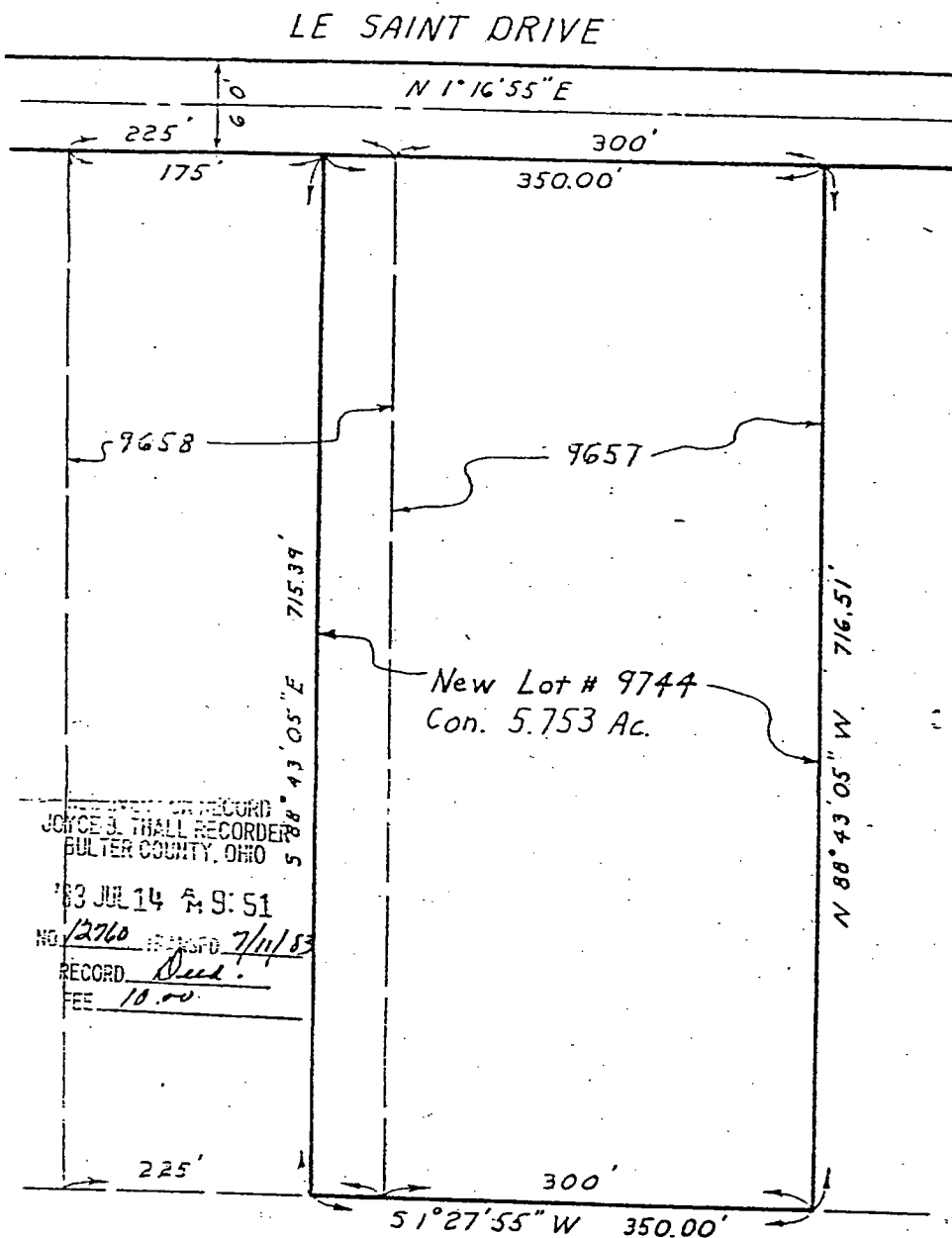
Enter Query, then press [EXEC QRY] or press [ENTR QRY] for a new Query

Count: 2

v

<Replace>

APPENDIX 3



JOYCE S. THALL RECORDER
 BUTLER COUNTY, OHIO
 JUL 14 4 51
 NO. 12760
 RECORD
 FEE 10.00

New Lot # 9744
 Con. 5.753 Ac.

Note: This plat made pursuant to
 Section 5713.16 of the Ohio
 Revised Code.

TRANSFERRED

JUL 11 1983

L. A. TILTON, AUDITOR

JOB <u>Neyer</u> SCALE <u>1" = 100'</u> DATE <u>5-25-83</u> DRAWN BY <u>JFB</u> REVISED _____	<p>L. A. TILTON & CO. engineers planners surveyors 700 miles road fairfield, ohio 45014</p>	Lot Combination New Lot # 9744 Neyer Interstate Properties - Sect. 2 City of Fairfield Butler County, Ohio
---	--	--

NEYER INTERSTATE PROPERTIES SECTION TWO

PART LOT 9544 CITY OF FAIRFIELD
SECTION 9, TOWN 2, RANGE 2, UNION TOWNSHIP
BUTLER COUNTY, OHIO
MAY, 1981
SCALE: 1" = 100'

FETTERS - BAYER & ASSOCIATES
CIVIL ENGINEERS - SURVEYORS - LAND PLANNERS
FAIRFIELD, OHIO

Warm, Sidney A.



Surveyor's Notes
Dedicates Concrete Monument
Udlen & Dedicates Utility & Drainage
Easement

Corner lot dimensions are to the
intersecting street lines.

I hereby certify that the accompanying plat is the
correct return of a survey made under my direction
for the purpose of dedicating the Property, Section Two, that
has been set and Subdivided into lots and Subdivisions
as shown on this plat, and that the same has been
been complied with to the best of my knowledge.

Witness my hand and
seal, this 1st day of May, 1981, at Fairfield, Ohio

